



The Old Cider Mill Dixon Close Paignton TQ3 3NA

for sale guide price
£280,000



Property Description

Tucked away near the heart of Paignton, this two-bedroom detached cottage is a true hidden gem. Accessed via a private lane, the property is surrounded by classic Devon stone walls, mature shrubs, and beautifully maintained plant borders, offering both privacy and a tranquil atmosphere.

As you step inside, you are welcomed into a spacious porch that leads to an open-plan kitchen and dining room. Retaining the charm of exposed brick walls, the cottage skillfully blends traditional character with modern conveniences. The kitchen is equipped with built-in appliances, making it ideal for entertaining guests. Adjacent to the dining area, the lounge exudes warmth and comfort, creating the perfect space to relax and unwind.

Upstairs, the cottage features two generously sized double bedrooms filled with natural light, offering peaceful retreats at the end of the day. The entire property has been thoughtfully maintained to provide both functionality and charm.

Situated close to local amenities and the scenic coastal path, this property truly offers the best of all worlds. Whether you are looking for a forever home filled with character or a unique investment opportunity, this cottage ticks all the boxes.

Rarely does a property of this charm and location come to market, making viewings an absolute must to truly appreciate all that it has

to offer. Don't miss your chance to own this unique and enchanting home-early interest is highly recommended to avoid disappointment.

Accommodation

Entrance Porch

uPVC double glazed windows to the rear and side aspects, tiled flooring and door leading into

Open Plan Kitchen/Diner

15' 3" max x 14' (4.65m max x 4.27m)

uPVC double glazed windows to the front and rear aspects, uPVC obscured double glazed door to the side aspect, stained glass window over looking the lounge, matching wall, base and drawer units, rolled edge worksurfaces, 11/2 bowl stainless steel unit with mixer tap over, four ring electric hob with extractor over, built in double oven, microwave combi, space for american fridge freezer, ceiling spotlights, part tiled walls, tiled flooring, power points. stairs leading to first floor landing, wall mounted Worcester combi boiler, radiator and exposed brick wall,

Lounge

15' 1" max x 10' 10" max (4.60m max x 3.30m max)

uPVC double glazed window to the front aspect, feature log burner, tv point, power points and exposed brick wall.

First Floor Landing

Skylight window, radiator and doors to principal rooms.

Bathroom

uPVC obscure double glazed window to the side aspect, panel enclosed bath with wall mounted shower attachment, low level wc, high gloss vanity unit with mixer tap over, part tiled walls, rolled edge worksurface, extractor and skylight window.

Bedroom One

11' 8" max x 9' 8" max (3.56m max x 2.95m max)

uPVC double glazed window to the front aspect, picture rails, wardrobe area, radiator, tv point and power points.

Bedroom Two

10' 6" max x 9' 1" max (3.20m max x 2.77m max)

uPVC double glazed window to the

Bedroom Two

10' 6" max x 9' 1" max (3.20m max x 2.77m max)

uPVC double glazed window to the front aspect, radiator, power points and loft access.

Outside

The property is accessed down a private lane and has mature shrub and plant borders, driveway parking outside tap and outside lighting.

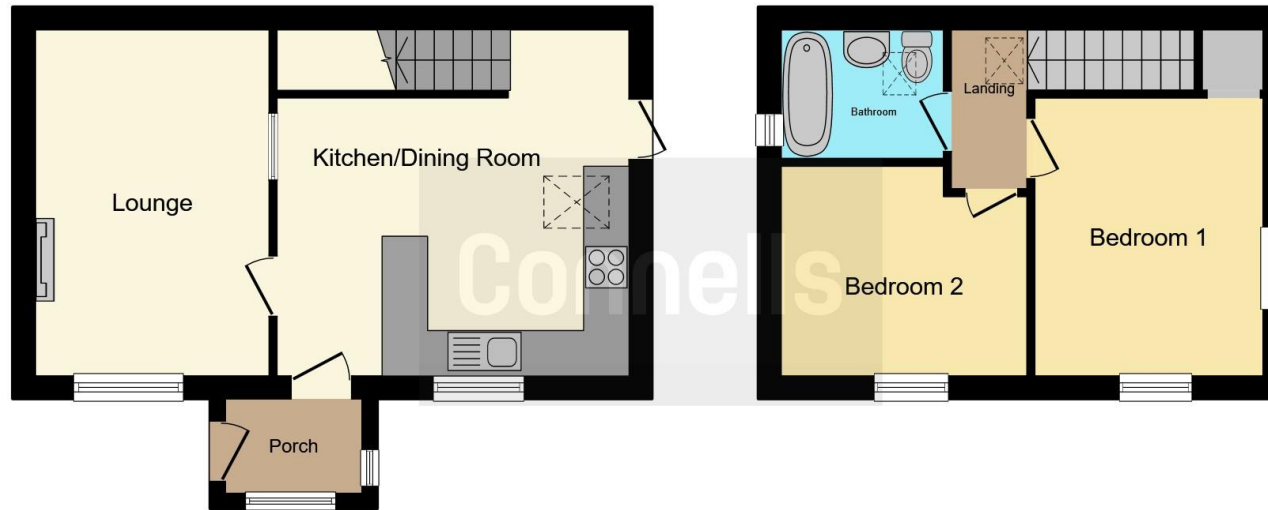
Agents Note

'The sale of this property is subject to grant of probate. Please seek an update from the branch with regards to the potential timeframes involved.'









Ground Floor

First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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Property Ref: PGN312312 - 0012